

SNAPSHOT of HOME Program Performance--As of 06/30/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ): Omaha Consortium

State: NE

PJ's Total HOME Allocation Received: \$38,383,880

PJ's Size Grouping*: B

PJ Since (FY): 1992

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
Program Progress:			PJs in State: <div>2</div>				
% of Funds Committed	<div>94.65</div> %	<div>95.63</div> %	<div>2</div>	<div>93.41</div> %	<div>63</div>	<div>60</div>	
% of Funds Disbursed	<div>85.47</div> %	<div>88.64</div> %	<div>2</div>	<div>84.68</div> %	<div>43</div>	<div>44</div>	
Leveraging Ratio for Rental Activities	<div>6.19</div>	<div>6.3</div>	<div>1</div>	<div>4.72</div>	<div>100</div>	<div>100</div>	
% of Completed Rental Disbursements to All Rental Commitments***	<div>97.01</div> %	<div>97.38</div> %	<div>2</div>	<div>80.76</div> %	<div>59</div>	<div>51</div>	
% of Completed CHDO Disbursements to All CHDO Reservations***	<div>69.96</div> %	<div>70.26</div> %	<div>2</div>	<div>68.18</div> %	<div>45</div>	<div>44</div>	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	<div>80.89</div> %	<div>81.34</div> %	<div>2</div>	<div>80.32</div> %	<div>40</div>	<div>40</div>	
% of 0-30% AMI Renters to All Renters***	<div>39.21</div> %	<div>43.78</div> %	<div>2</div>	<div>45.16</div> %	<div>37</div>	<div>37</div>	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	<div>99.84</div> %	<div>99.04</div> %	<div>1</div>	<div>95.04</div> %	<div>64</div>	<div>60</div>	
Overall Ranking:			In State: <div>2</div> / <div>2</div>		Nationally: <div>68</div> <div>65</div>		
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	<div>\$21,455</div>	<div>\$18,017</div>		<div>\$26,037</div>	<div>607</div> Units	<div>29.10</div> %	
Homebuyer Unit	<div>\$20,124</div>	<div>\$19,005</div>		<div>\$14,755</div>	<div>347</div> Units	<div>16.60</div> %	
Homeowner-Rehab Unit	<div>\$40,312</div>	<div>\$21,530</div>		<div>\$20,487</div>	<div>75</div> Units	<div>3.60</div> %	
TBRA Unit	<div>\$3,692</div>	<div>\$2,353</div>		<div>\$3,225</div>	<div>1,060</div> Units	<div>50.70</div> %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (293 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Omaha Consortium NE

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$82,813	\$100,173	\$44,779
State:*	\$88,692	\$92,654	\$22,689
National:**	\$92,323	\$73,745	\$23,292

CHDO Operating Expenses:
(% of allocation)

PJ: 0.0 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.88

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	61.4	52.2	45.3	50.5	Single/Non-Elderly:	45.5	33.4	30.7	41.4
Black/African American:	31.8	40.1	50.7	44.2	Elderly:	13.7	1.4	21.3	0.8
Asian:	0.2	0.3	0.0	0.2	Related/Single Parent:	23.1	35.4	25.3	51.2
American Indian/Alaska Native:	0.3	0.6	0.0	1.6	Related/Two Parent:	12.4	21.3	20.0	4.7
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	5.4	8.4	2.7	1.9
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.3	0.0	0.2					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.6					
Other Multi Racial:	0.0	0.3	0.0	0.3					
Asian/Pacific Islander:	0.7	0.3	0.0	0.8					
ETHNICITY:									
Hispanic	5.6	6.1	4.0	1.6					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	53.2	26.8	41.3	39.8	Section 8:	18.6	0.3 [#]		
2 Persons:	21.9	21.0	28.0	23.1	HOME TBRA:	1.2			
3 Persons:	14.5	27.1	8.0	21.1	Other:	5.1			
4 Persons:	7.1	11.8	10.7	9.2	No Assistance:	75.1			
5 Persons:	2.3	5.8	6.7	4.2					
6 Persons:	1.0	4.9	2.7	1.7					
7 Persons:	0.0	1.4	1.3	0.9					
8 or more Persons:	0.0	1.2	1.3	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001			106	

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



**HOME PROGRAM
SNAPSHOT WORKSHEET - RED FLAG INDICATORS**
Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Omaha Consortium State: NE Group Rank: 68
(Percentile)
State Rank: 2 / 2 PJs Overall Rank: 65
(Percentile)
Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 72.37%	97.01	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 49.28%	69.96	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	80.89	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.81%	99.84	
"ALLOCATION-YEARS" NOT DISBURSED***		> 3.070	2.32	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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